

The logo for NAI Commercial, featuring the letters 'NAI' in a stylized font with a red triangle above the 'A', followed by the word 'Commercial' in a sans-serif font.

**FOR LEASE**  
Office Space  
South Granville



**200 - 3077 Granville Street**  
Vancouver, BC

## Location

This prominent office/retail building is located in the South Granville Corridor and is surrounded by trendy shops, boutiques, banks, cafés, and popular restaurants. The building is within steps to major public transit routes and only a 15-minute drive to UBC, downtown, and the Vancouver Airport.

### Brian Mackenzie

Vice President, Leasing & Sales  
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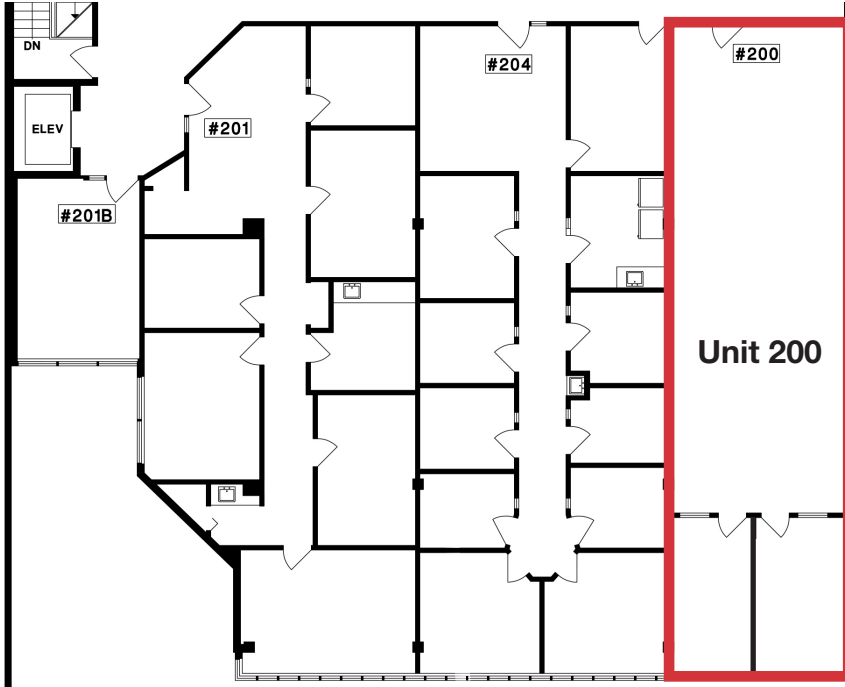
**NAI Commercial**  
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[naicommercial.ca](http://naicommercial.ca)

# 200 - 3077 Granville Street

Vancouver, BC

## Unit Description

Two offices and a large open area facing East to Granville Street.



## Property Details

**Size**  
1,225 SF

**Asking Rate**  
\$20.00/SF per annum

**Operating Cost & Property Taxes (2025)**  
\$27.60/SF per annum  
*(includes hydro but excludes insuite cleaning.)*

**Gross Monthly Rent**  
\$4,859 per month

**Parking**  
Parking is available at \$125 per stall per month plus taxes

**Available**  
Immediate

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